

MANSFIELD TOWNSHIP COMMITTEE MEETING

May 28, 2014

This is a regular meeting of the Mansfield Township Committee. The notice requirements of the law have been satisfied for this meeting by notice to the Star-Gazette and the Express Times of the time, date and location thereof. Notice was also posted on the announcement board located in the Municipal Building.

Roll Call: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Salute to the flag was done by all.

APPROVAL OF THE MINUTES:

Mr. Clancy made a motion to approve the minutes from the regular meeting held on May 9, 2014, which was seconded by Mr. Misertino.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher

Nays: None

Absent: None

Abstain: Mayor Tomaszewski

BILL LIST:

Mr. Watters made a motion to approve the bill list and addendum, which was seconded by Mr. Misertino.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Nays: None

Absent: None

Abstain: None

ENGINEERS REPORT:

Mr. DiSessa stated that all of the roads in Diamond Hill are paved completely and they will be working on the punch list for the job.

Mr. DiSessa stated that all of the paperwork has been submitted for our Stormwater Management plan.

Mr. DiSessa stated that we also received notification that the township will not be getting a Municipal Aide Grant for next year.

RESOLUTION:

RESOLUTION # 2014-75 Return of Premium

TOWNSHIP OF MANSFIELD
WARREN COUNTY, STATE OF NEW JERSEY

WHEREAS, the Tax Collector of the Township of Mansfield has advised the Committee that the following property has been redeemed within five (5) years of the tax sale, and a premium of \$10,500.00 was paid at the time of the sale;

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Mansfield this 28th day of May, 2014 that the \$10,500.00 premium is to be returned to the certificate holder as noted:

CERTIFICATE HOLDER	BLOCK/LOT	CERT #
US Bank-Cust for Crestar Capital US Bank, TLSC 2 Liberty Place 50 S. 16 th Street, Suite 1950 Philadelphia, PA. 19102	Block 1602, Lot 25	2012-15

Mr. Watters made a motion to approve the passage of Resolution 2014-75, which was seconded by Mrs. Kocher.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Nays: None

Absent: None

Abstain: None

RESOLUTION # 2014-76 LIEN REDEMPTION

TOWNSHIP OF MANSFIELD WARREN COUNTY, STATE OF NEW JERSEY

WHEREAS, the Tax Collector of the Township of Mansfield has advised the Committee that the following property has been redeemed and the money due thereon paid to the Township of Mansfield Tax Collector;

NOW THEREFORE BE IT RESOLVED, by the Township Committee of the Township of Mansfield this 28th May, 2014 that payment is to be made to the certificate holder as noted:

US Bank-Cust For Crestar Capital
US Bank TLSC
2 Liberty Place
50 S. 16th Street, Suite 1950
Philadelphia, PA. 19102

Block 1602, Lot 25
Certificate # 2012-15

\$ 33,534.46

Mr. Clancy made a motion to approve the resolution 2014-76, which was seconded by Mrs. Kocher.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Nays: None

Absent: None

Abstain: None

PUBLIC PORTION: (3 minute limit per person)

Pete Appleby stated that he received a call that he would be the Township's Part Time Snow Plow driver and he never received a call for the work.

Mayor Tomaszewski stated that the resolution was passed in the end of the year and the resolution was no longer in effect at the beginning of 2014.

Elizabeth Griggs, Mount Bethel Road, asked why the agenda and the minutes were not on the website before tonight's meeting.

Ms. Hrebenak stated that she was not in last week.

Mrs. Griggs asked where Mayor Tomaszewski was on April 23.

Brian McKeivitt, asked what the plan is for the Mount Bethel Church.

Mr. Watters stated that we will be using this as a museum.

Mr. McKeivitt asked if we will be able to get the grant together in two weeks to turn it into the county.

Mr. Watters stated that our representative met with the county today and we are 90% there with the application.

Mr. McKeivitt stated that he did not feel that there was enough foresight put into this.

Mr. Roy Smith, Diamond Hill, explained his issues with the Diamond Hill project. Mr. Smith stated that there will be major issues with speeding.

Connie Adasavage, 208 Snyder Road, asked if Open Space is looking to include Karrsville Schoolhouse so that it can be fixed.

Mr. Watters stated that the building will not fall down and there is only a little bit of work that needed to be done.

Mrs. Adasavage asked if the Open Space Committee could come and present this to the township and the committee so that everyone can see what they are going to do.

Dawn Smith, stated that there is no communication and there needs to be more transparency. There was a lot of misinformation on the church and all of the people in the audience would like to get more information. Mrs. Smith stated that we should really be planning for this grant and any monies.

Marvin Kocher stated that he feels that it is rude for the mayor to sit there and watch his stopwatch and he feels that three minutes is not enough it should be extended to five minutes. Mr. Kocher asked Mr. DiSessa to address the

O'Brien property on Schaffer Road because the grass has not been cut and the property has not been maintained.

Wanda Ann Smith, 9 Slope Drive, asked Mayor Tomaszewski if he had cancelled the meeting at her house.

Mayor Tomaszewski stated that Mr. Smith had called and cancelled the meeting.

Mrs. Smith stated that there was a letter that was received from Top Line and nowhere in the letter was it stated that there would be a drop coming out of all of the driveways, and she would like to know how the Township would be notifying people of what work is going on so that they may make plans.

Mr. DiSessa stated that the residents were properly notified and the contractor did try to work with the homeowners. Mr. DiSessa gave examples of the cases that the contractors went through with the residents.

ORDINANCE:

ORDINANCE NO. 2014-10

ORDINANCE OF THE TOWNSHIP OF MANSFIELD, COUNTY OF WARREN, STATE OF NEW JERSEY, AUTHORIZING THE PURCHASE BY THE TOWNSHIP OF REAL PROPERTY FROM JOHN M. McDONNELL, CHAPTER 7 TRUSTEE FOR THE ESTATE OF CHARLES JAMES CORLEY AND MICHELLE RENE CORLEY IDENTIFIED AS BLOCK 901 LOT 23 ON THE TAX MAP OF THE TOWNSHIP OF MANSFIELD SECTION I

WHEREAS, the Township is desirous of purchasing Property known as Lot 23, Block 901, from John M. McDonnell, Chapter 7 Trustee for the Estate of Charles James Corley and Michelle Rene Corley, at a price of Forty-Five Thousand Dollars (\$45,000); and

WHEREAS, the Township has conditioned the contract upon receiving funds for the above purchase from the Warren County Open Space Trust Fund to fund the purchase of this property; and

WHEREAS, a proposed Contract for the sale of said real estate has been prepared; and

WHEREAS, the Township is desirous of entering into said Contract, and to effectuate the purchase of the same, contingent on receiving the necessary grants; and

WHEREAS, the County will only participate in funding fifty (50) percent of the acquisition cost.

NOW, THEREFORE, BE IT ORDAINED by the Township Committee of the Township of Mansfield, Warren County, New Jersey, that the Township is hereby authorized to purchase the above-referenced property from John M. McDonnell, Chapter 7 Trustee for the Estate of Charles James Corley and Michelle Rene Corley for the total sum of Forty-Five Thousand Dollars (\$45,000), conditioned upon the Township receiving 50% of the funding for said purchase from the Warren County Open Space Trust Fund, it being further understood that the balance of \$22,500 plus acquisition costs may be paid from the Township Open Space Trust Fund at the option of the Township.

BE IT FURTHER ORDAINED, that the Mayor and Clerk of the Township of Mansfield are hereby authorized to execute all necessary documents, including the Contract of Sale, to purchase said properties.

SECTION 2 - SEVERABILITY

The various parts, sections and clauses of this Ordinance are hereby declared to be severable. If any part, sentence, paragraph, section or clause is adjudged unconstitutional or invalid by a court of competent jurisdiction, the remainder of this Ordinance shall not be affected thereby.

SECTION 3 - REPEALER

Any ordinances or parts thereof in conflict with the provisions of this Ordinance are hereby repealed as to their inconsistencies only.

SECTION 4 - EFFECTIVE DATE

This Ordinance shall take effect as required by law.

Mr. Watters made a motion to approve the introduction of 2014-10 and requested that the public hearing be advertised to June 25, 2014, which was seconded by Mr. Misertino.

Ayes: Mr. Misertino, Mr. Watters, Mayor Tomaszewski

Nays: Mr. Clancy, Mrs. Kocher

Absent: None

Abstain: None

Ordinance 2014-11

AN ORDINANCE MAKING THE PROVISIONS OF SUBTITLE 1 OF TITLE 39 NJSA WITH VARIOUS TRAFFIC REGULATIONS APPLICABLE TO THE VB MANSFIELD, LLC-TACO BELL SITE AND REGULATING THE USE OF SAID ROADWAY AND PARKING LOTS BY MOTOR VEHICLES

Now, Therefore, be it ordained by the Mayor and Township Committee of the Townships of Mansfield, Warren County, New Jersey:

Whereas the owners of VB MANSFIELD, LLC-TACO BELL SITE have filed a written request with the Township of Mansfield that the provisions of Subtitle 1 of Title 39 of the revised Statutes of New Jersey be made applicable to the semi-public roads, driveways and parking lots at the VB MANSFIELD, LLC-TACO BELL SITE located on Block 1105 Lot 11.08 in the Township of Mansfield, County of Warren and the following regulations shall be enforceable:

1. General Parking
 - A. All vehicles must park in designated areas and between the lines provided.
 - B. No person shall stop or stand a vehicle upon any of the streets, driveways or fire zones.
 - C. All stalls shall be as shown on the attached site plan and signed with the R7-8 and R7-8P (Reserved Parking Sign and Penalty Plate), in the designated parking areas for persons who have been issued the Handicapped Parking Permits by the Division of Motor Vehicles.

2. Reserved Parking

All vehicles that are granted specialty parking such as police vehicles and or ambulances must be properly identified and the reserved parking spaces must be shown on the site plan.

3. Regulatory and warning signs shall be erected and maintained to effect the above as authorized by the Department of Transportation.

4. Tow Away Zones.

Any vehicle parked or standing as to obstruct or impede a normal flow of traffic, block entrances or exit ways, loading zones, oil fills, any grassy area, pedestrian walkway, or present in any way a safety or traffic hazard may be removed by towing the vehicle at the owners expense.

5. All signs, posts, or other necessary materials are to be installed and paid for by the applicant. All signing shall conform to the current Manual on Uniform Traffic Control Devices pursuant to NJSA 39:4-198 and NJSA 39:4-183.27

6. Unless another penalty is expressly provided by New Jersey Statutes, every person convicted for violating this ordinance or any supplement thereto shall be liable to a penalty of not more than \$500.00 or imprisonment for a term not exceeding fifteen (15) days or both

Effect of Ordinance

If any part of this ordinance is for any reason held to be invalid, such decision shall not effect the validity of the remaining portion of the ordinance.

All ordinances inconsistent with the foregoing shall be deemed repealed by this Ordinance.

This Ordinance shall take effect immediately upon publication as provided by Law.

Mr. Watters made a motion to introduce Ordinance 2014-11 and requested that the public hearing be advertised to be held on June 25, 2014 at 8:00pm, which was seconded by Mayor Tomaszewski.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Nays: None

Absent: None

Abstain: None

COMMITTEE PERSON COMMENTS:

Mr. Watters stated that after the last meeting we found out that the copier cannot be purchased and needs to be leased.

Mr. Watters made a motion to lease the copier for court, which was seconded by Mr. Clancy.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Nays: None

Absent: None

Abstain: None

Mr. Watters stated that a letter was received from Karen Lance in reference to the Tax Foreclosures.

Mr. Clancy made a motion to move forward with ordering the police car.

Mrs. Kocher asked what the township is going to do about the benefits.

Mr. Misertino made a motion to enter into Executive Session at 8:14 pm to discuss a contractual matter, which was seconded by Mayor Tomaszewski.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Nays: None

Absent: None

Abstain: None

Return from Executive Session

Mr. Lavery explained that we emerged from Executive Session at 8:38pm in which we discussed a Contractual Matter dealing with Insurance Quotes and the Township Committee will be making a motion to approve Mr. Misertino making the offer that was discussed.

Mayor Tomaszewski made a motion to have Mr. Misertino make the offer that was discussed in Executive Session, which was seconded by Mr. Misertino.

Ayes: Mr. Misertino, Mr. Watters, Mr. Clancy, Mrs. Kocher, Mayor Tomaszewski

Nays: None

Absent: None

Abstain: Mr. Clancy

Mr. Lavery explained the motion for the committee to deal with the carriers.

Mayor Tomaszewski made a motion to adjourn at 8:39 pm.